

# County of San Diego Housing Element Inventory Alpine

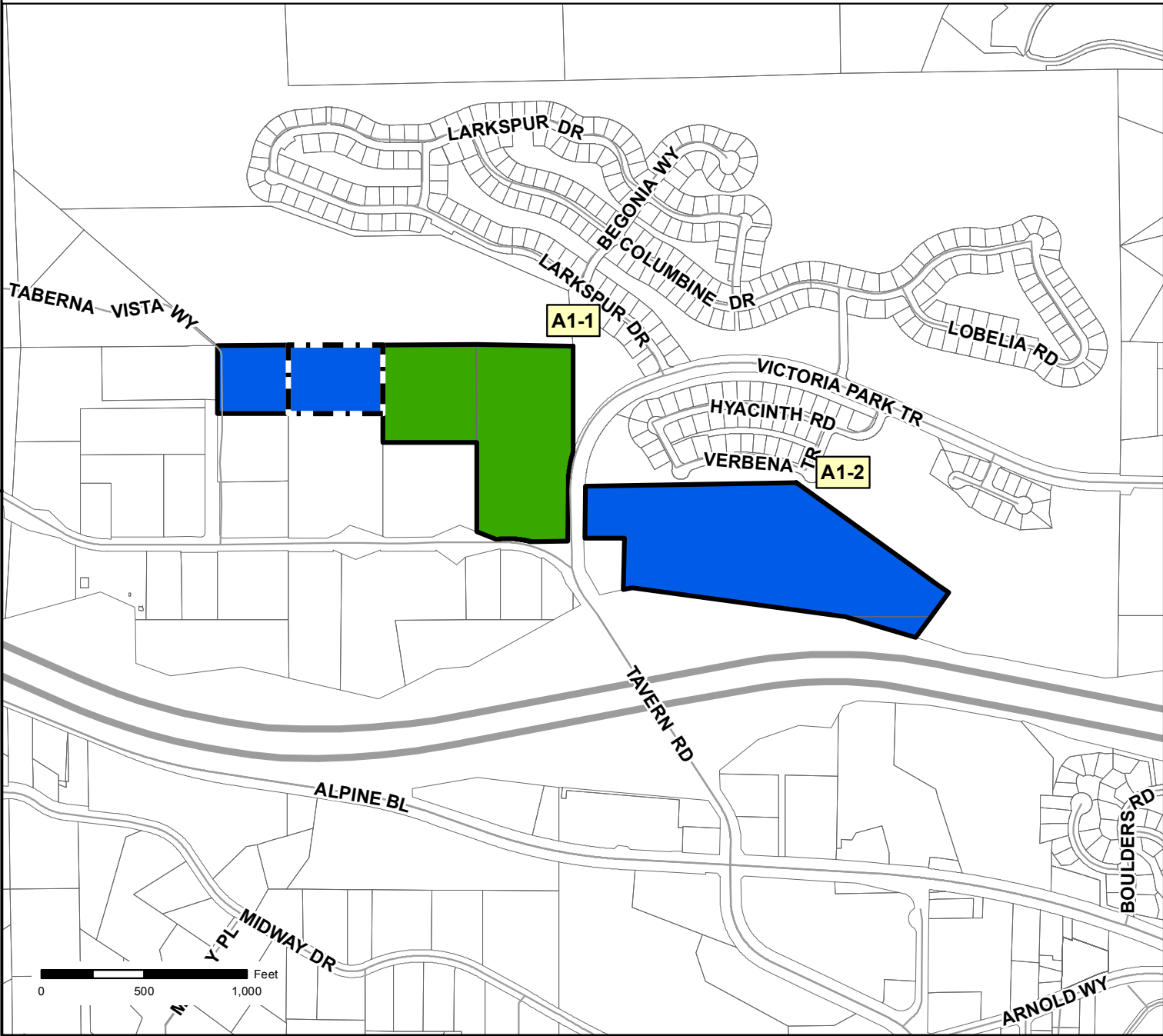
Map Reference	Assessor's Parcel Number	Acres	Existing Land Use	General Plan/Zoning	Density (acres)	Potential Units	Notes
A1-1	4033805600	9.31	Vacant (Extractive Industry)	VR20	20	148	Common ownership among all A1-1 parcels
A1-1	4033805000	3.5	Underutilized (Single Family Residential)	VR15	15	42	Common ownership among all A1-1 parcels; split designated parcel - 3.5ac in VR15
A1-1	4033804900	4.97	Vacant (Extractive Industry)	VR20	20	79	Common ownership among all A1-1 parcels; split designated parcel - 4.97ac in VR20
A1-1	4033801400	2.6	Vacant	VR15	15	31	Common ownership among all A1-1 parcels
A1-2	4033910700	0.51	Vacant	VR15	15	6	
A1-2	4033910300	18.11	Vacant	VR15	15	217	
A2-1	4031910700	4.37	Vacant	VR15	15	52	
A2-2	4033700400	2.58	Vacant	VR10.9	10.9	22	
A3-1	4032621400	0.72	Underutilized (Arterial Commercial)	Village Core Mixed Use	20	11	Maximum density is 30 units per acre; this site was evaluated for a density of 20 units per acre to reflect expected yield.
A3-2	4034100600	1.6	Vacant	VR15	15	19	Aerial shows only minimal encroachments of wetland vegetation on parcel; split designated parcel - 1.6ac in VR15
A3-2	4034100400	0.53	Vacant	VR15	15	6	
A4-1	4032711200	1.39	Underutilized (Single Family Residential)	VR15	15	16	
A4-2	4033200100	5.75	Vacant	VR15	15	69	
A4-2	4032923600	0.31	Vacant	VR15	15	3	
A4-2	4032920400	0.67	Vacant (in VR15 area)	VR15	15	8	Split designated parcel - 0.67ac in VR15
A4-2	4032920300	1.19	Vacant	VR15	15	13	Split designated parcel - 1.19ac in VR16

# County of San Diego Housing Element Inventory Alpine

Map Reference	Assessor's Parcel Number	Acres	Existing Land Use	General Plan/Zoning	Density (acres)	Potential Units	Notes
A4-3	4033202300	0.25	Vacant	VR15	15	3	
<i>A4-3</i>	<i>4033202400</i>	<i>0.25</i>	<i>Vacant</i>	<i>VR15</i>	<i>15</i>	<i>3</i>	
<i>A5-1</i>	<i>4033500200</i>	<i>1.62</i>	<i>Underutilized (Single Family Residential)</i>	<i>VR15</i>	<i>15</i>	<i>19</i>	
A6-1	4032204700	1.37	Vacant	VR15	15	16	
<i>A6-2</i>	<i>4032502900</i>	<i>1.24</i>	<i>Underutilized (Single Family Residence)</i>	<i>Village Core Mixed Use</i>	<i>20</i>	<i>19</i>	<i>Maximum density is 30 units per acre; this site was evaluated for a density of 20 units per acre to reflect expected yield.</i>
<b>Total</b>						<b>802</b>	

Note: Village Core Mixed Use designation allows residential development as a primary use on the entire site.  
 Density is based on General Plan designation.  
 Potential units based on 80% yield of allowed density.  
 Entries in italics are new sites that were not in the 4th Cycle Inventory.

# Alpine Community Planning Area A1

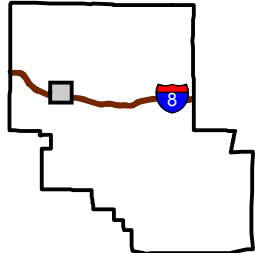


## Housing Element Sites Inventory

### Legend

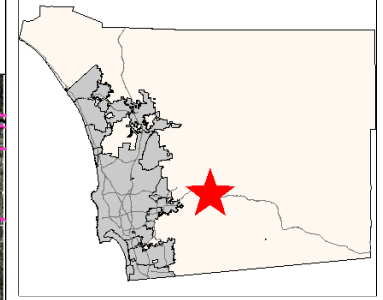
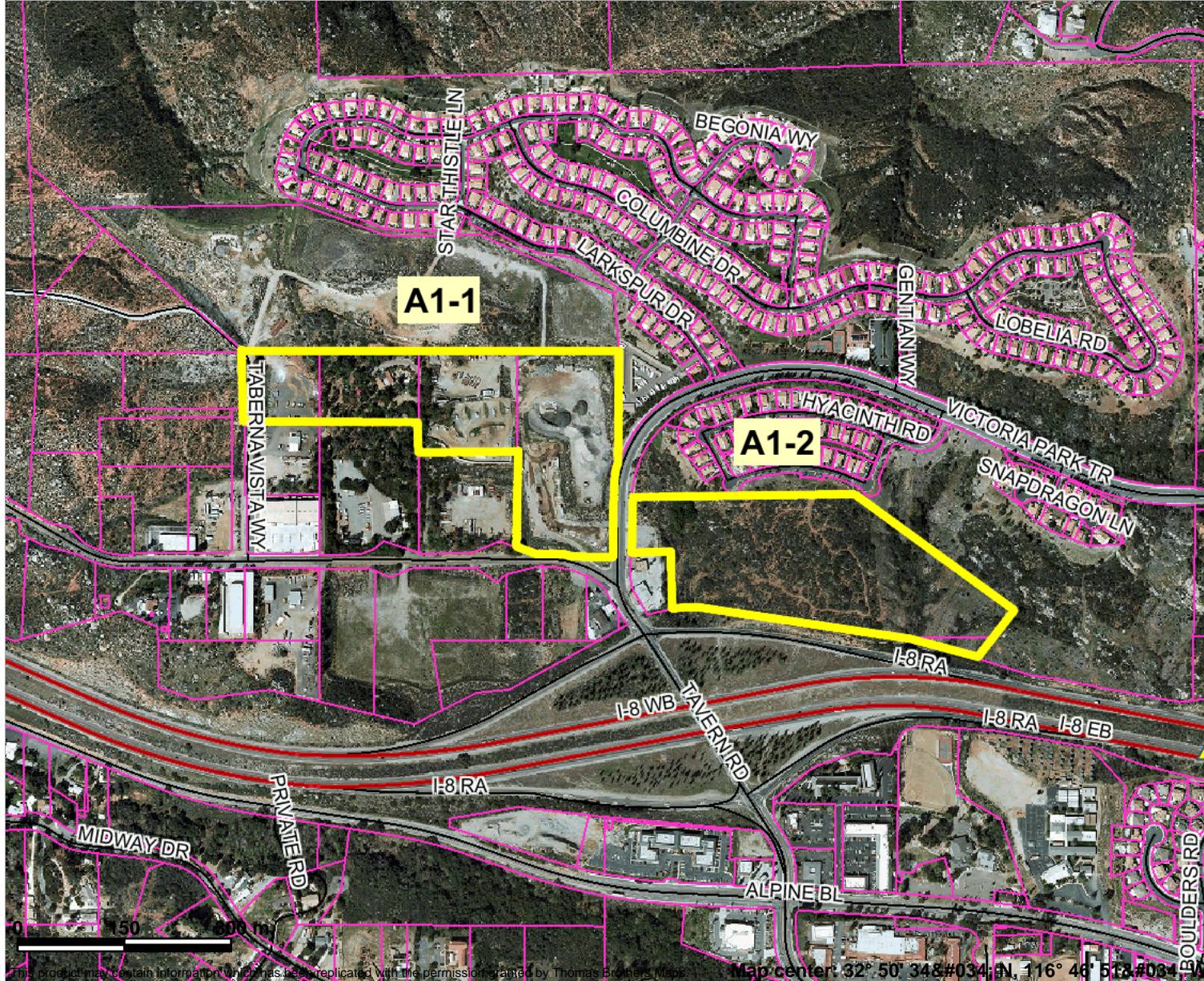
- 30 du/acre
- 24 du/acre
- 20 du/acre
- 15 du/acre
- 10.9 du/acre
- Mixed Use
- Specific Plan Area
- Vacant Site
- Underutilized Site
- Incorporated Areas
- A# Table Reference

### Location Map





# Alpine Community Planning Area 1 - Aerial



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- County Boundary2



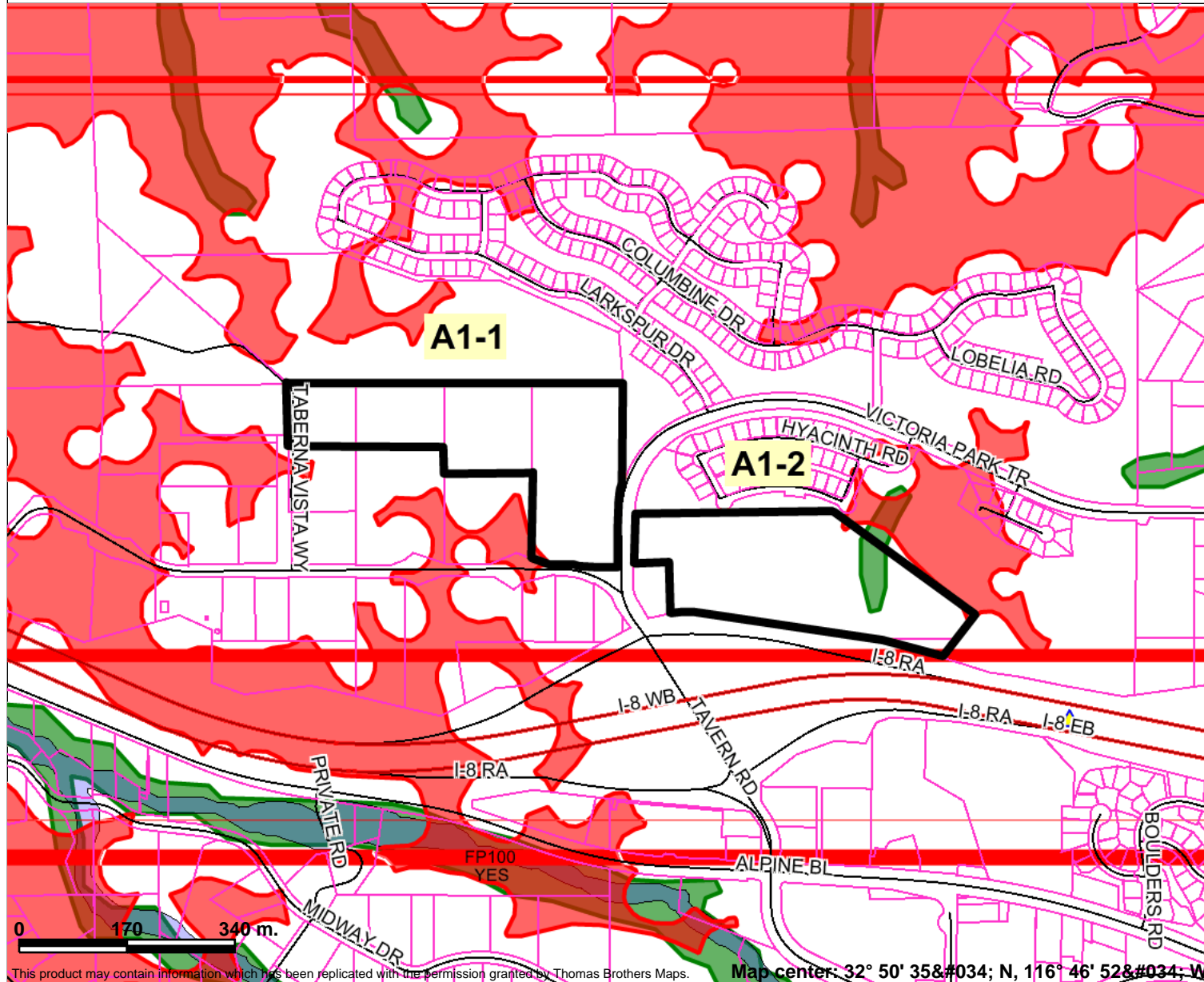
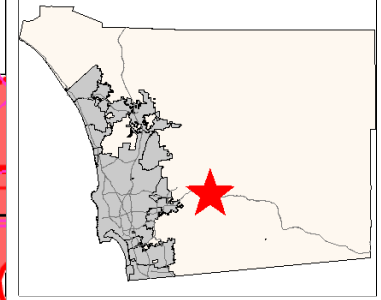
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# Alpine Community Planning Area 1 - Environmental Factors



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Slope > 25%
- County Flood Plains
- Channelized Floodway
- Flood Way
- 100 Year Flood Plain
- FEMA Flood Plains
- Flood Way
- 100 Year Flood Plain
- 500 Year Flood Plain
- Wetlands (RPO def.)
- County Boundary2



Scale: 1:9,526

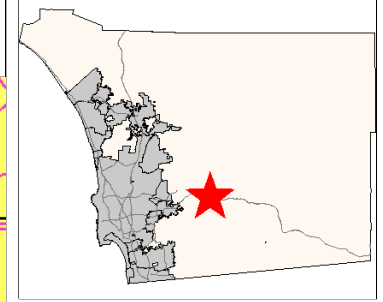
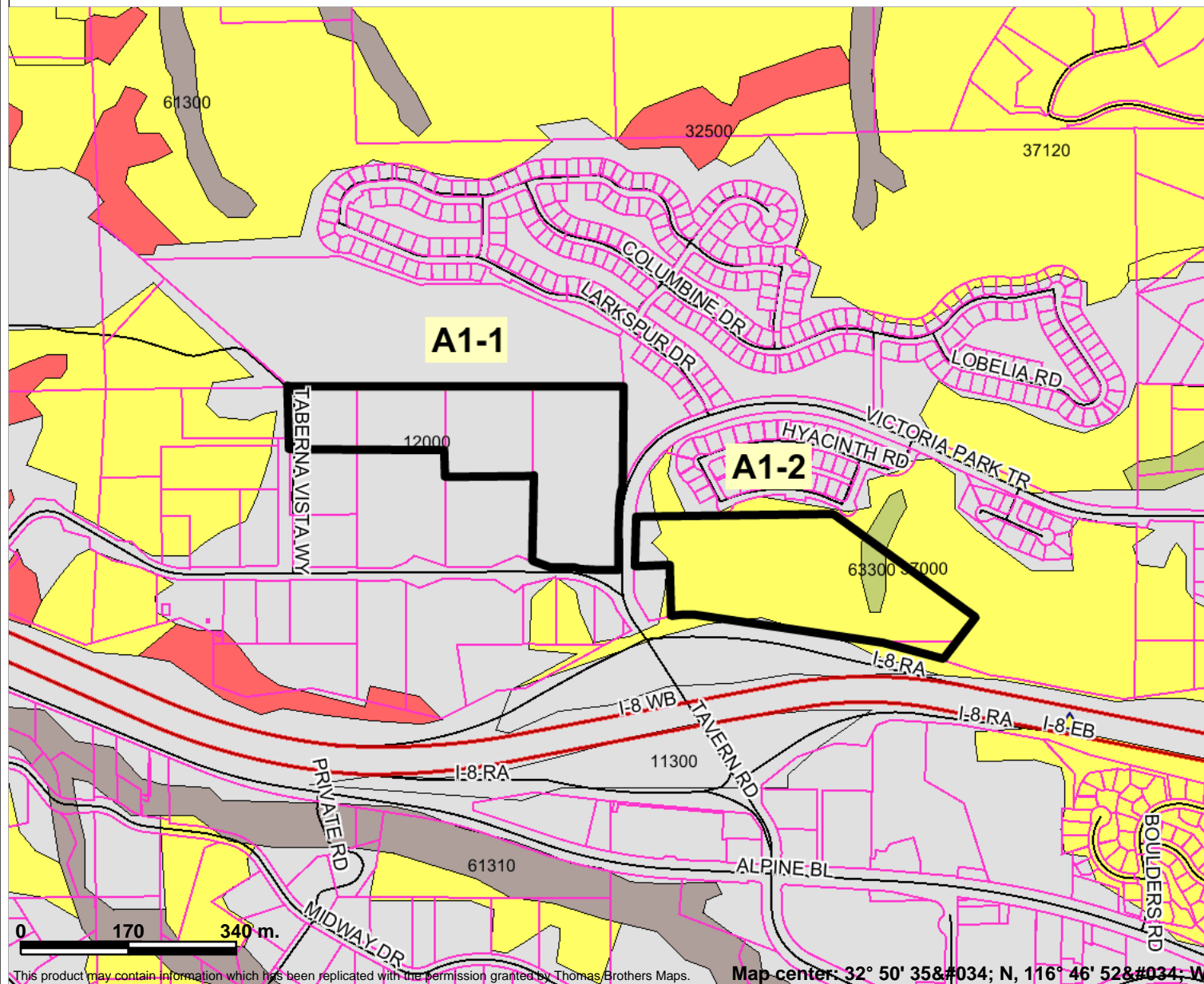
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Map center: 32° 50' 35.8" N, 116° 46' 52.8" W

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# Alpine Community Planning Area 1 - Vegetation



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Aggregated Regional Vegetation**
- Southern Foredunes, Beach, Saltpan, Mudflats
- Sage Scrub (Coastal)
- Chaparral
- Grasslands
- Riparian Scrub
- Riparian Woodland
- Riparian Forest
- Pinyon Juniper Woodlands
- Other Woodlands
- Oak Forest
- Meadow and Seep
- Marsh
- Coniferous Forest
- Desert Dunes
- Playas/Badlands/Mudhill Forbs
- Desert Scrub
- Desert Chaparral
- Dry Wash Woodland
- Water
- Urban, Unvegetated, Disturbed Habitat, Agriculture, Eucalyptus Woodland
- Other
- County Boundary2



Scale: 1:9,526

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Map center: 32° 50' 35.8" N, 116° 46' 52.8" W

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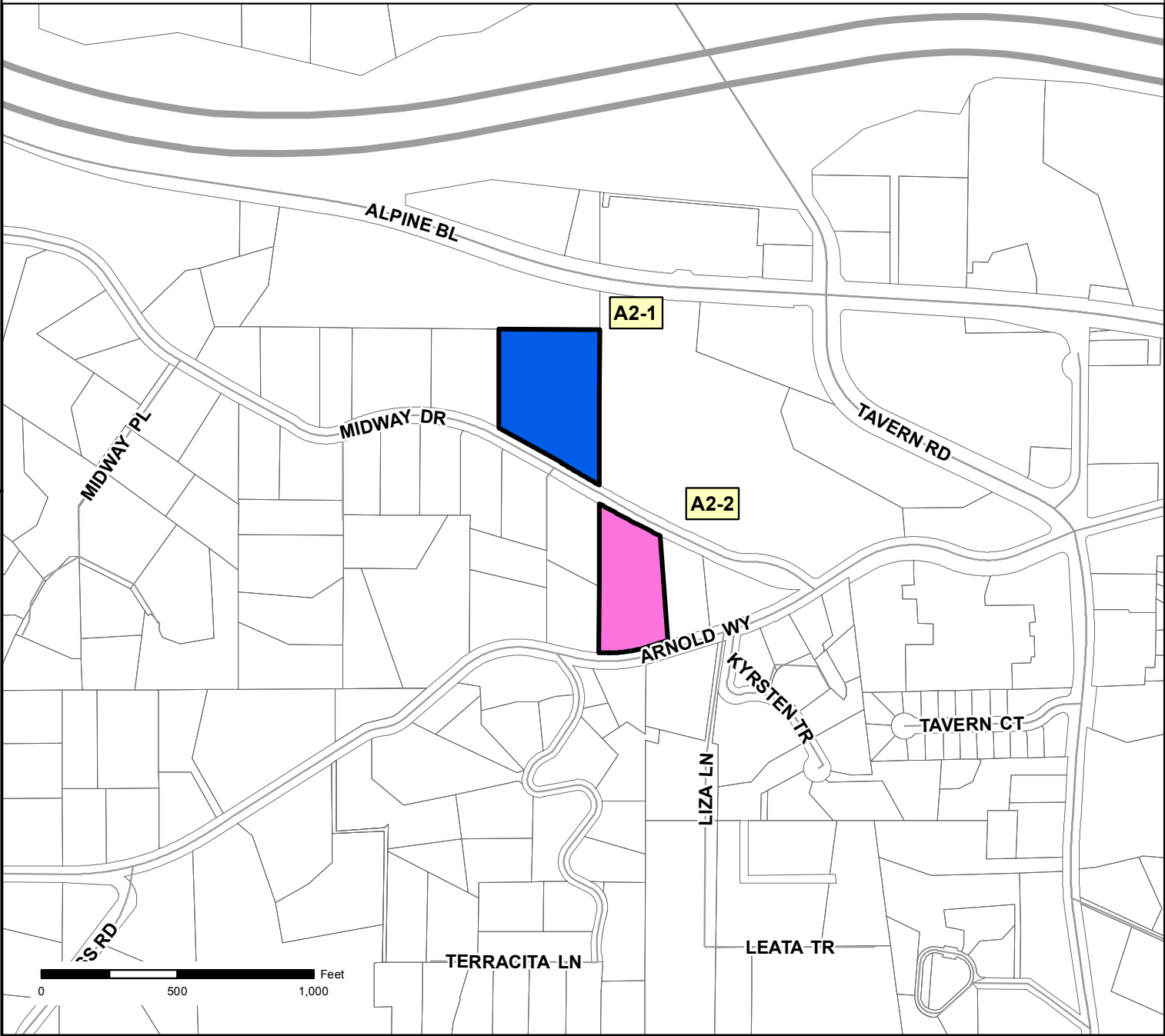
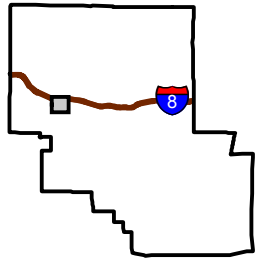
# Alpine Community Planning Area A2

## Housing Element Sites Inventory

### Legend

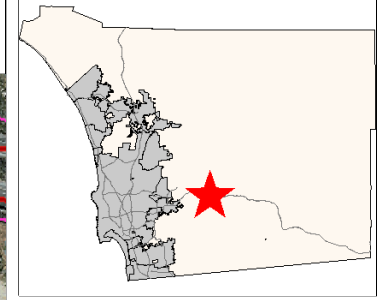
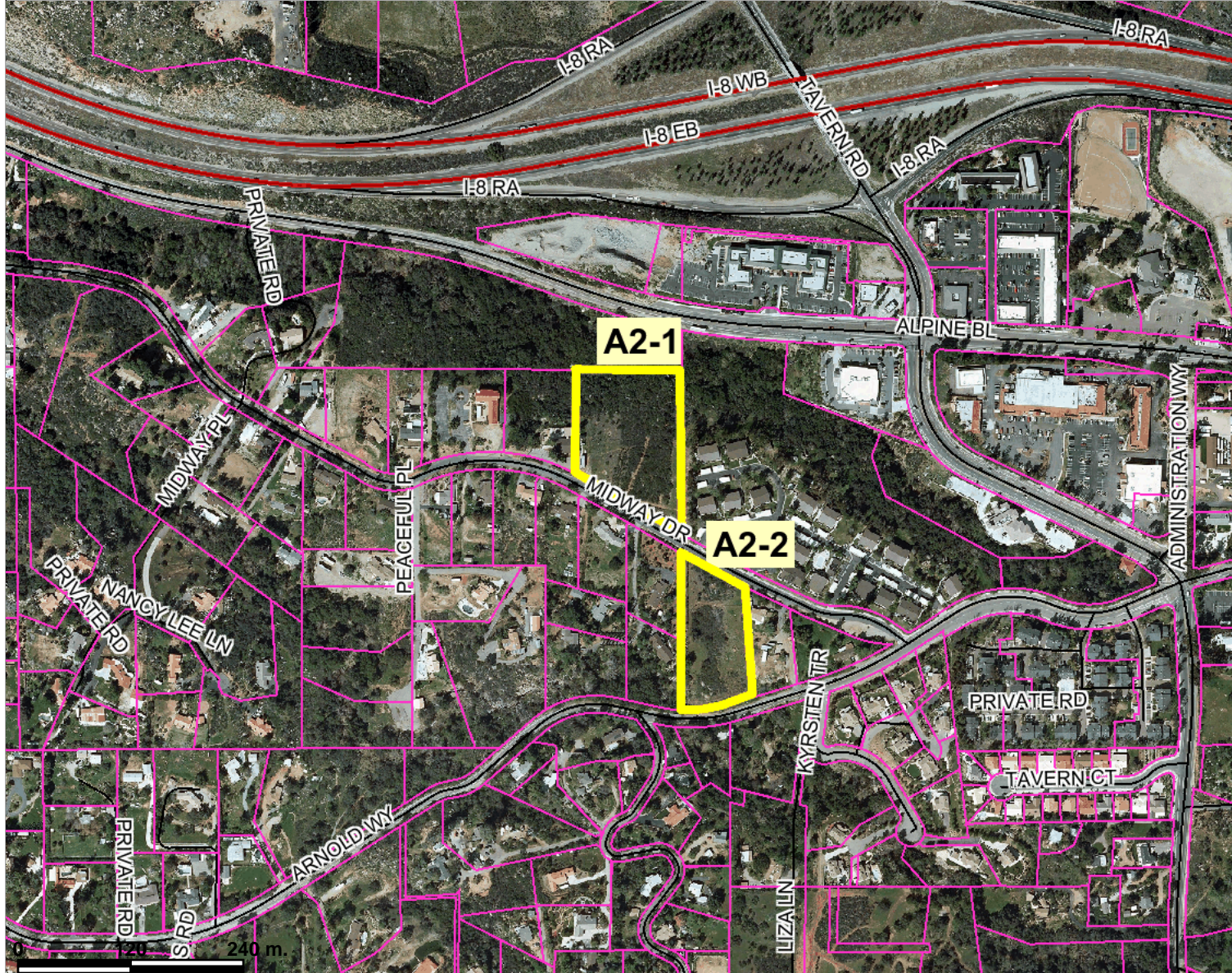
- 30 du/acre
- 24 du/acre
- 20 du/acre
- 15 du/acre
- 10.9 du/acre
- Mixed Use
- Specific Plan Area
- Vacant Site
- Underutilized Site
- Incorporated Areas
- A# Table Reference

### Location Map





# Alpine Community Planning Area 2 - Aerial



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- County Boundary2



Scale: 1:6,595

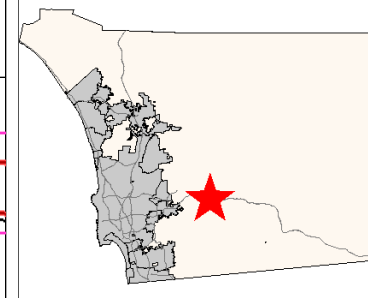
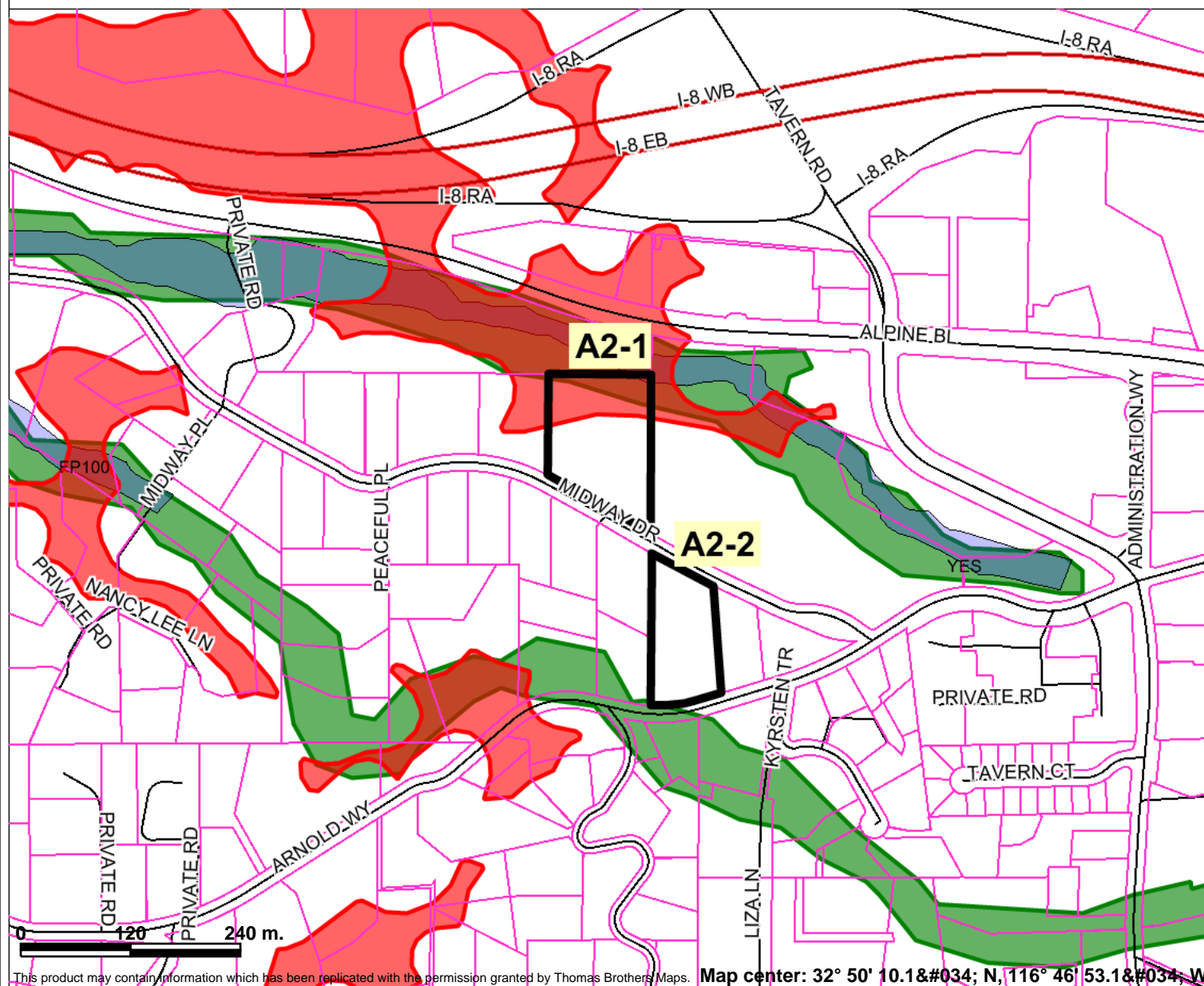


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# Alpine Community Planning Area 2 - Environmental Factors



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Slope > 25%
- FEMA Flood Plains
- Flood Way
- 100 Year Flood Plain
- 500 Year Flood Plain
- Wetlands (RPO def.)
- County Boundary2

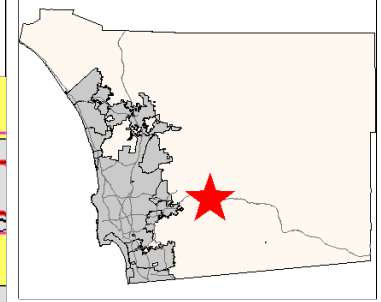
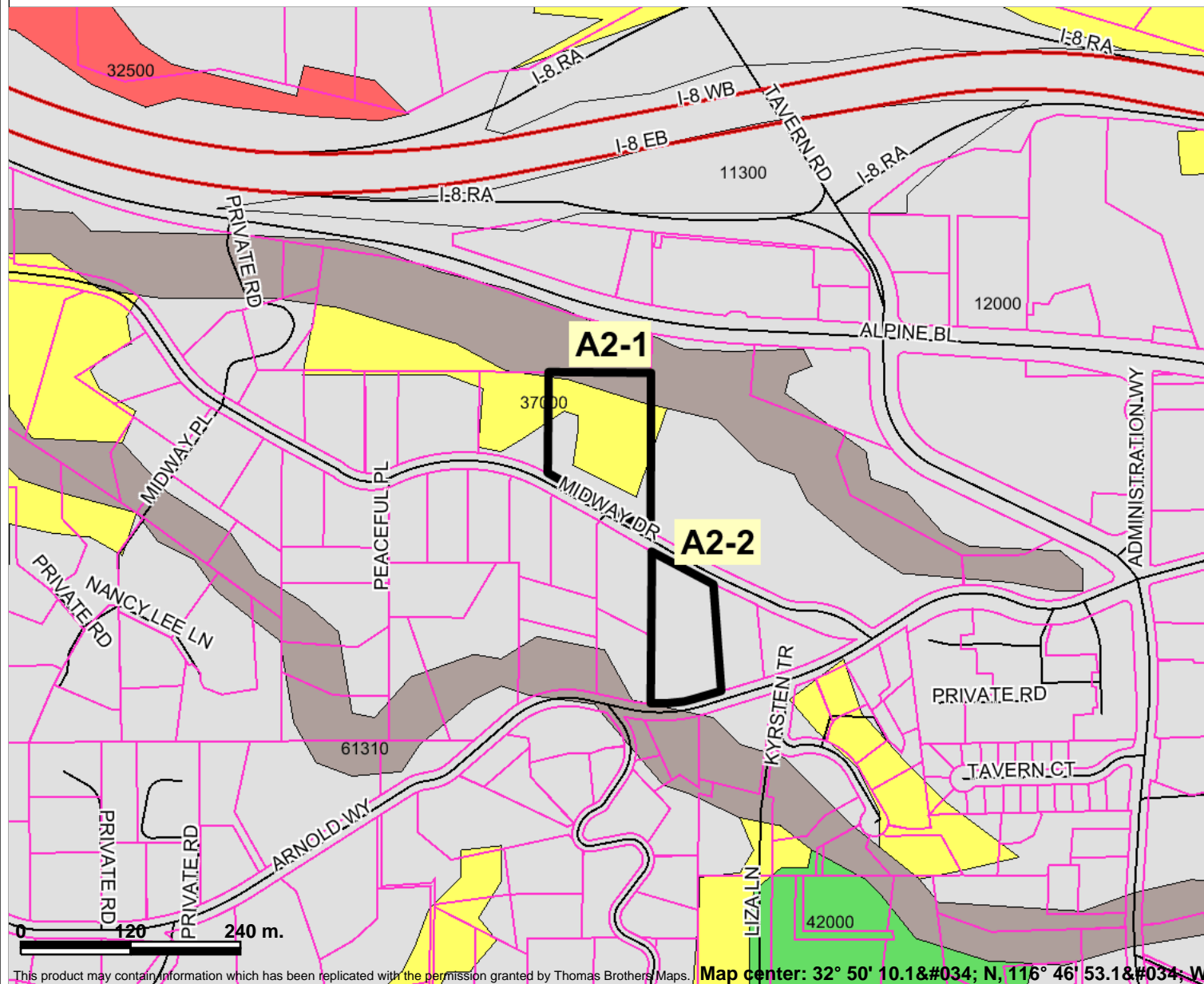


Scale: 1:6,595



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# Alpine Community Planning Area 2 - Vegetation



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies**
- Water Bodies
- Aggregated Regional Vegetation**
- Southern Foredunes, Beach, Saltpan, Mudflats
- Sage Scrub (Coastal)
- Chaparral
- Grasslands
- Riparian Scrub
- Riparian Woodland
- Riparian Forest
- Pinyon Juniper Woodlands
- Other Woodlands
- Oak Forest
- Meadow and Seep
- Marsh
- Coniferous Forest
- Desert Dunes
- Playas/Badlands/Mudhill Forbs
- Desert Scrub
- Desert Chaparral
- Dry Wash Woodland
- Water
- Urban, Unvegetated, Disturbed Habitat, Agriculture, Eucalyptus Woodland
- Other
- County Boundary2



Scale: 1:6,595

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Map center: 32° 50' 10.18" N, 116° 46' 53.18" W

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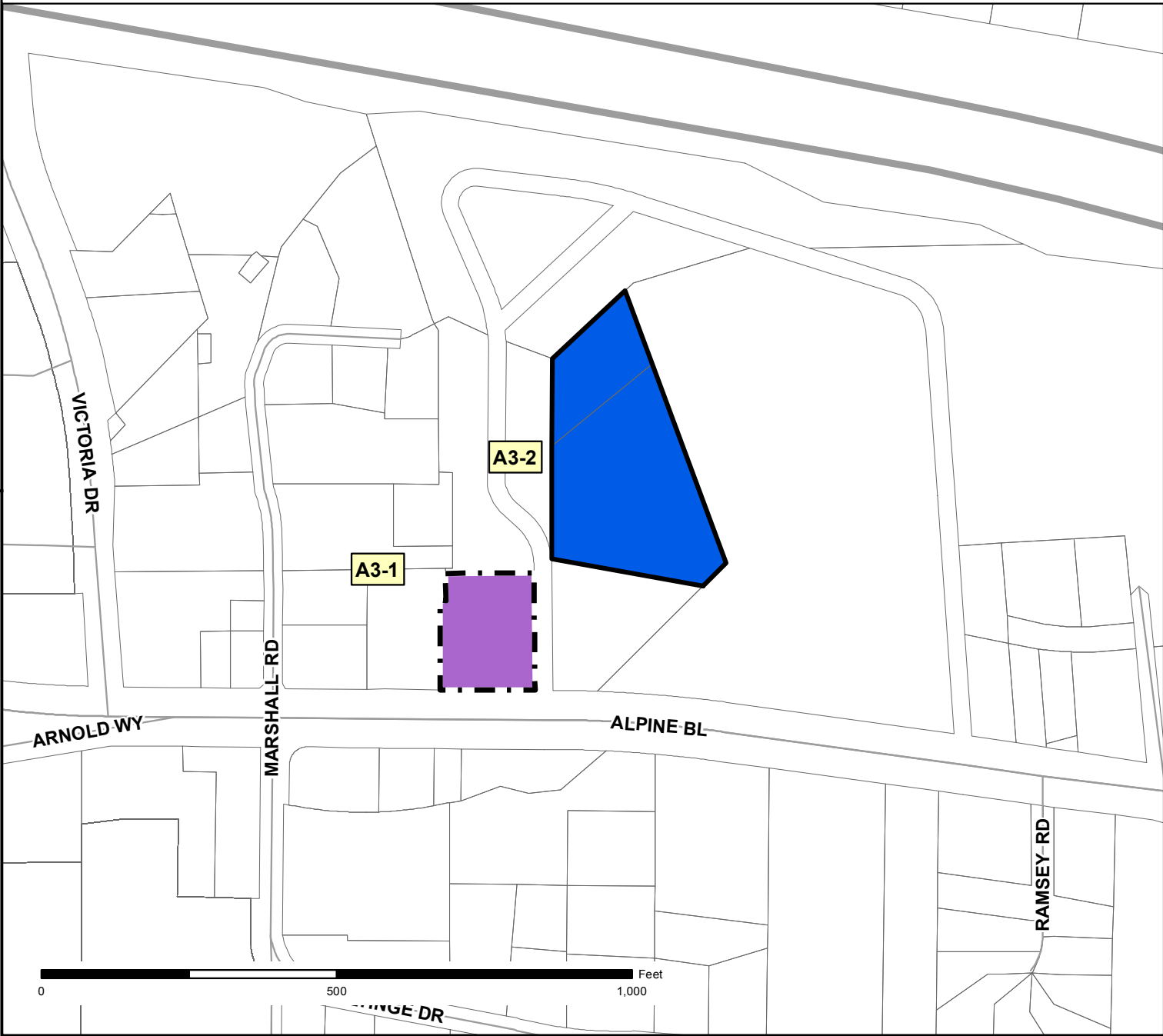
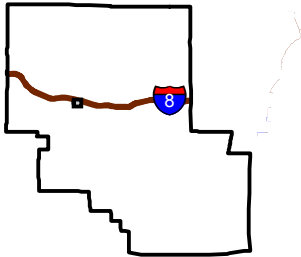
# Alpine Community Planning Area A3

## Housing Element Sites Inventory

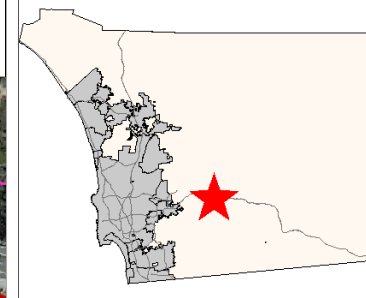
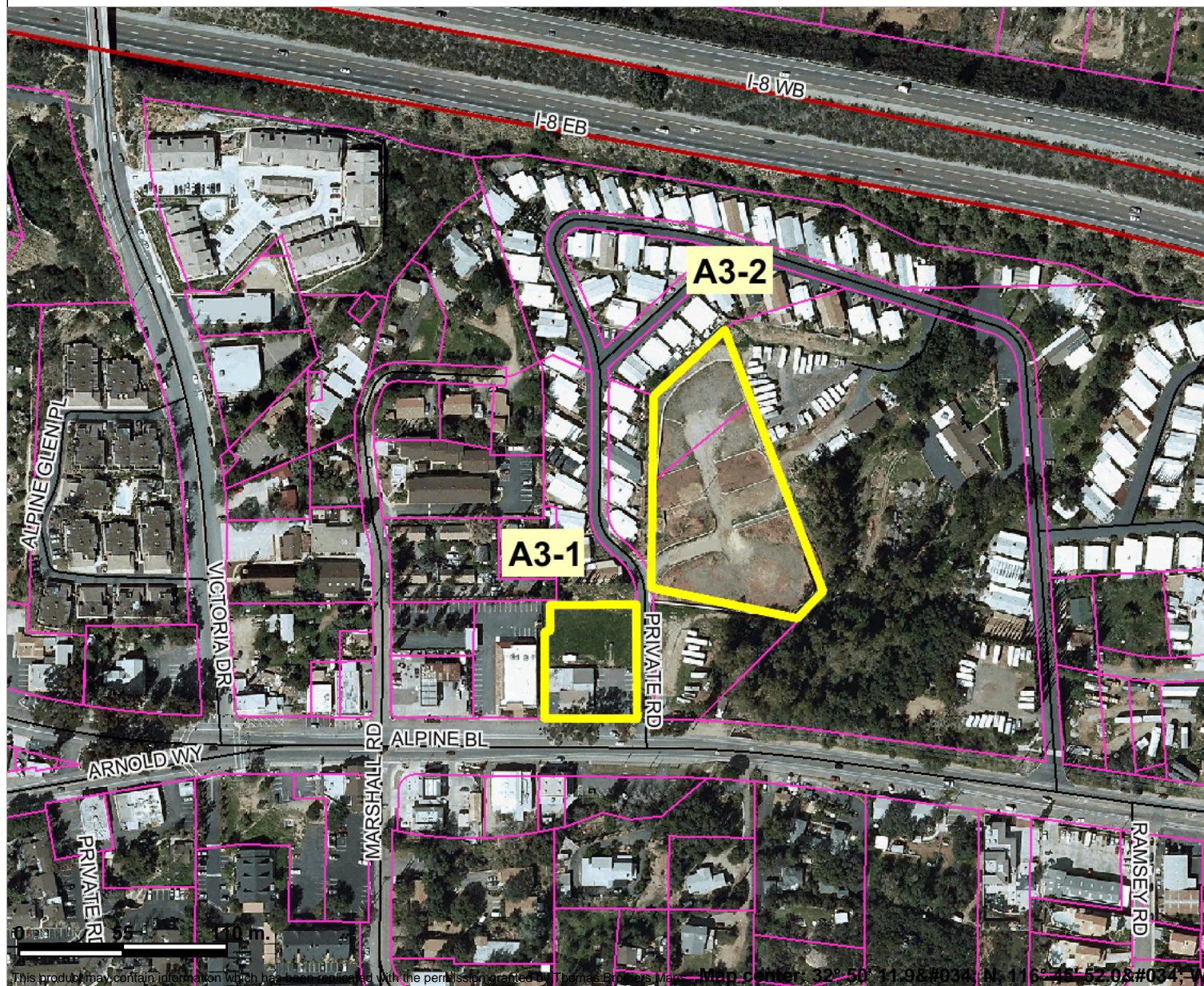
### Legend

- 30 du/acre
- 24 du/acre
- 20 du/acre
- 15 du/acre
- 10.9 du/acre
- Mixed Use
- Specific Plan Area
- Vacant Site
- Underutilized Site
- Incorporated Areas
- A# Table Reference

### Location Map



# Alpine Community Planning Area 3 - Aerial



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- County Boundary2



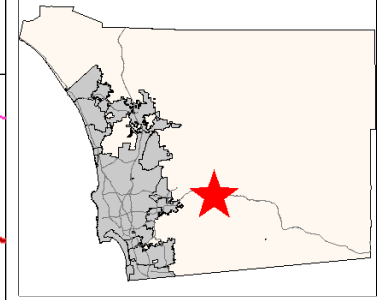
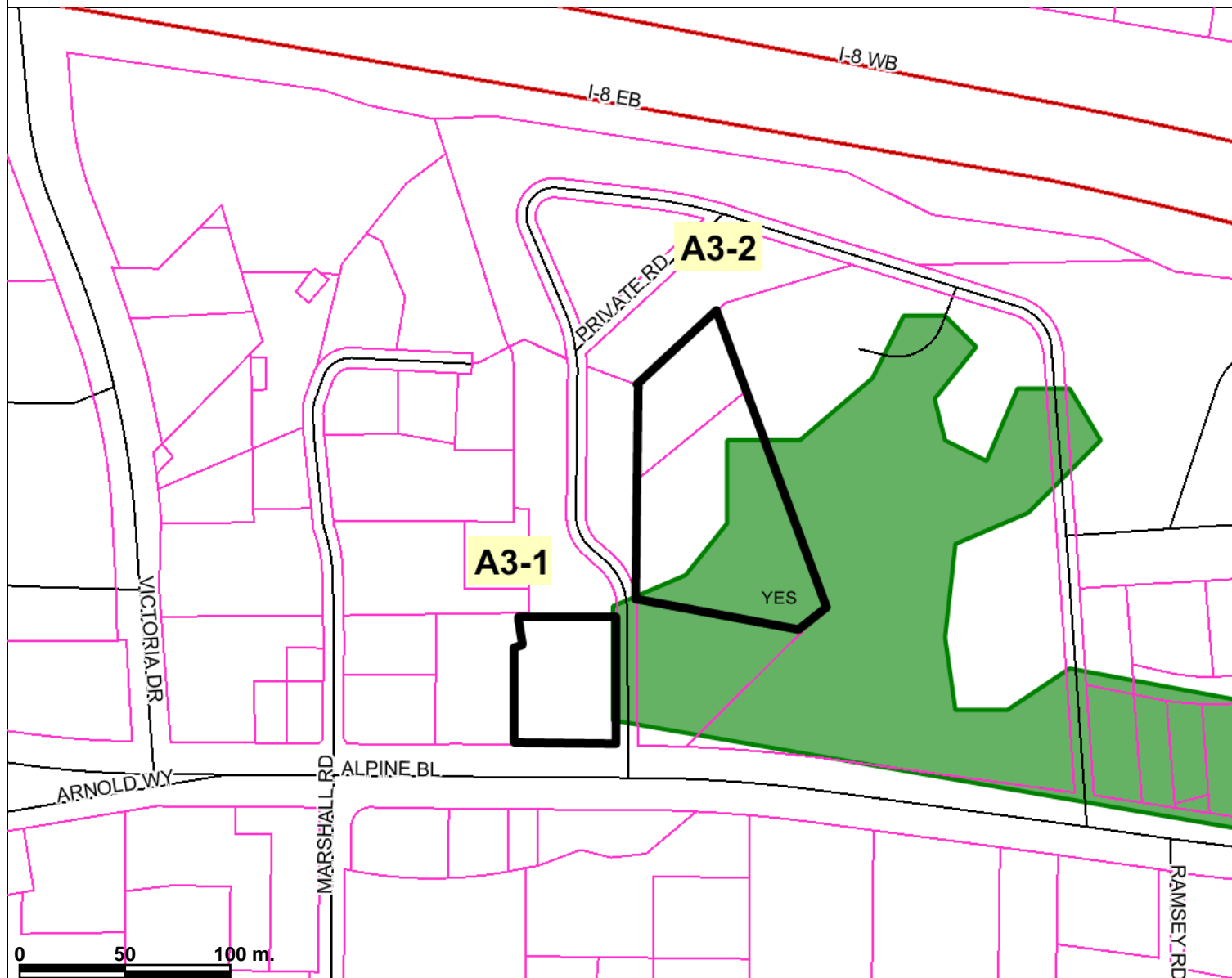
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# Alpine Community Planning Area 3 - Environmental Factors



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies**
- Water Bodies
- Slope > 25%
- County Flood Plains**
- Channelized Floodway
- Flood Way
- 100 Year Flood Plain
- FEMA Flood Plains**
- Flood Way
- 100 Year Flood Plain
- 500 Year Flood Plain
- Wetlands (RPO def.)
- County Boundary2



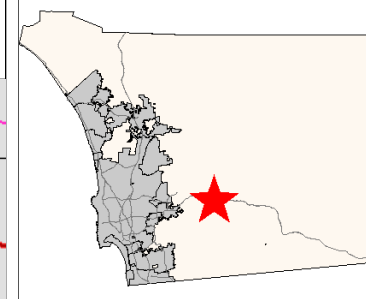
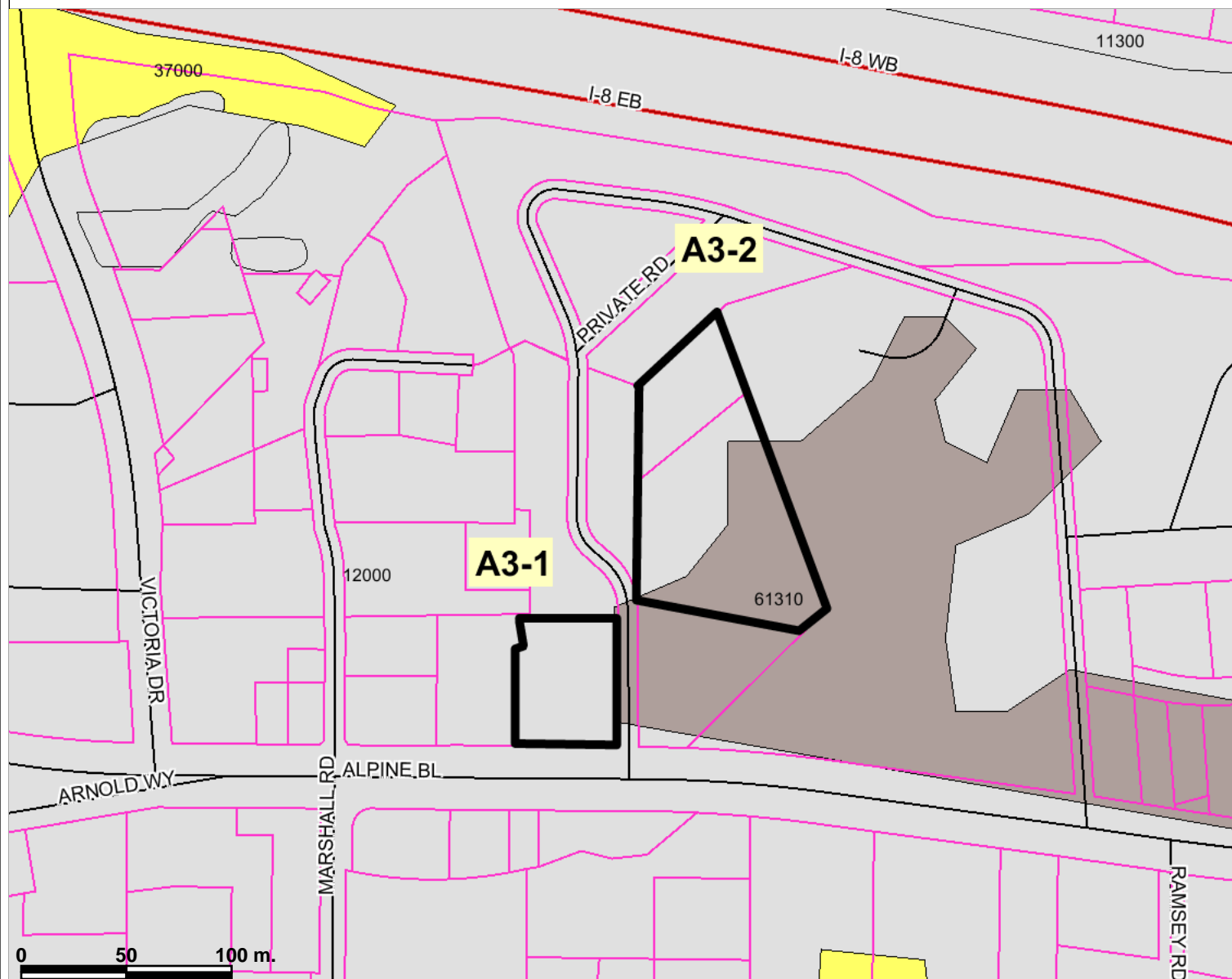
Scale: 1:2,936

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# Alpine Community Planning Area 3 - Vegetation



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Aggregated Regional Vegetation**
- Southern Foredunes, Beach, Saltpan, Mudflats
- Sage Scrub (Coastal)
- Chaparral
- Grasslands
- Riparian Scrub
- Riparian Woodland
- Riparian Forest
- Pinyon Juniper Woodlands
- Other Woodlands
- Oak Forest
- Meadow and Seep
- Marsh
- Coniferous Forest
- Desert Dunes
- Playas/Badlands/Mudhill Forbs
- Desert Scrub
- Desert Chaparral
- Dry Wash Woodland
- Water
- Urban, Unvegetated, Disturbed Habitat, Agriculture, Eucalyptus Woodland
- Other
- County Boundary2



Scale: 1:2,936

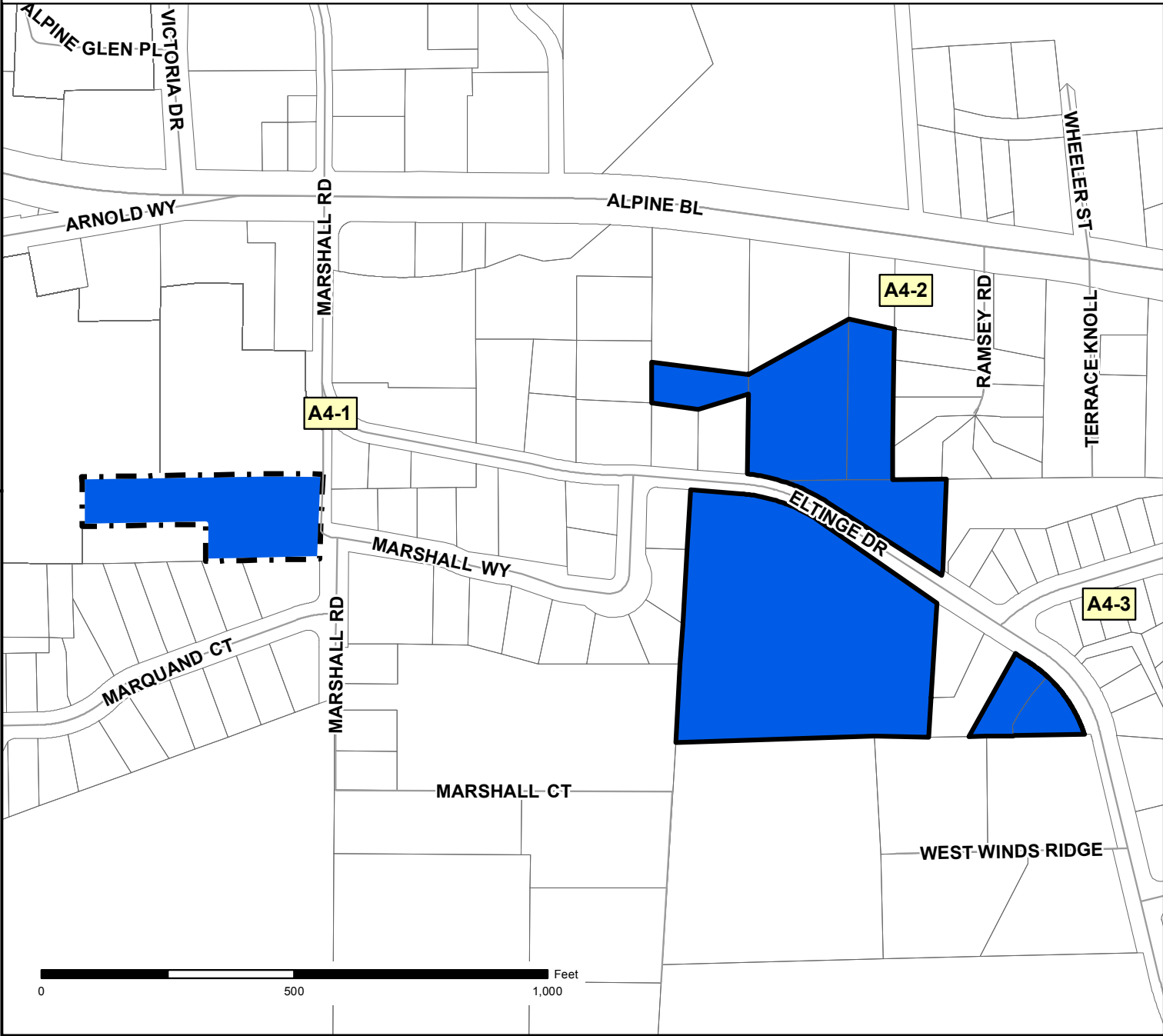
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# Alpine Community Planning Area A4

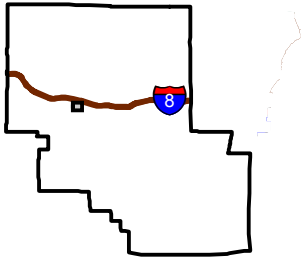


## Housing Element Sites Inventory

### Legend

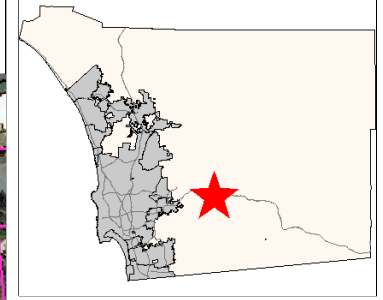
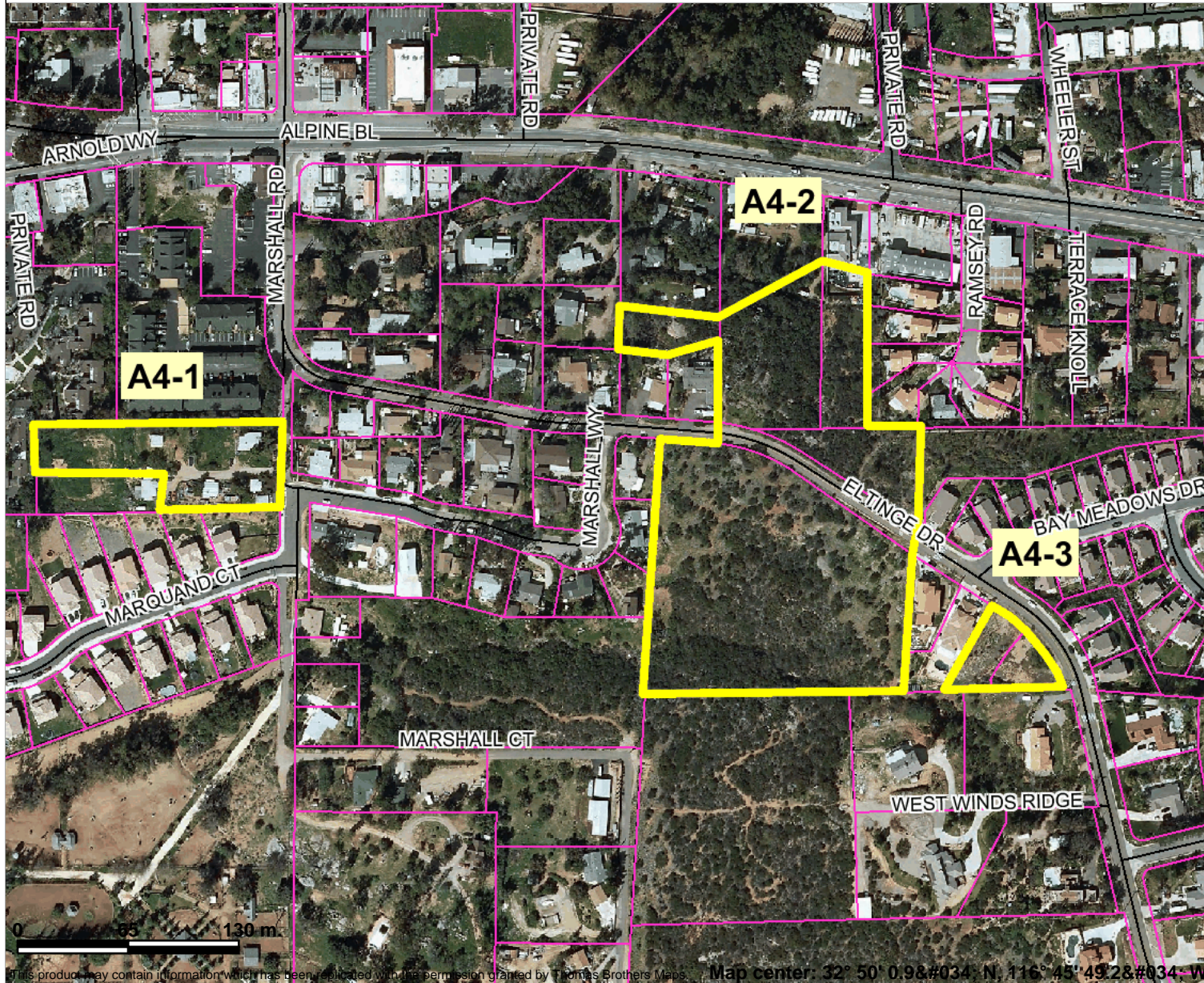
- 30 du/acre
- 24 du/acre
- 20 du/acre
- 15 du/acre
- 10.9 du/acre
- Mixed Use
- Specific Plan Area
- Vacant Site
- Underutilized Site
- Incorporated Areas
- A# Table Reference

### Location Map





# Alpine Community Planning Area 4 - Aerial



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- County Boundary2



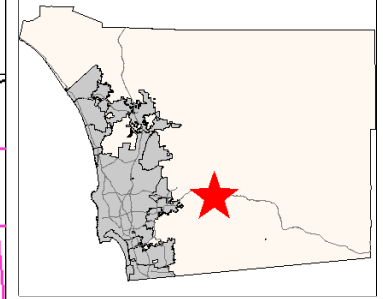
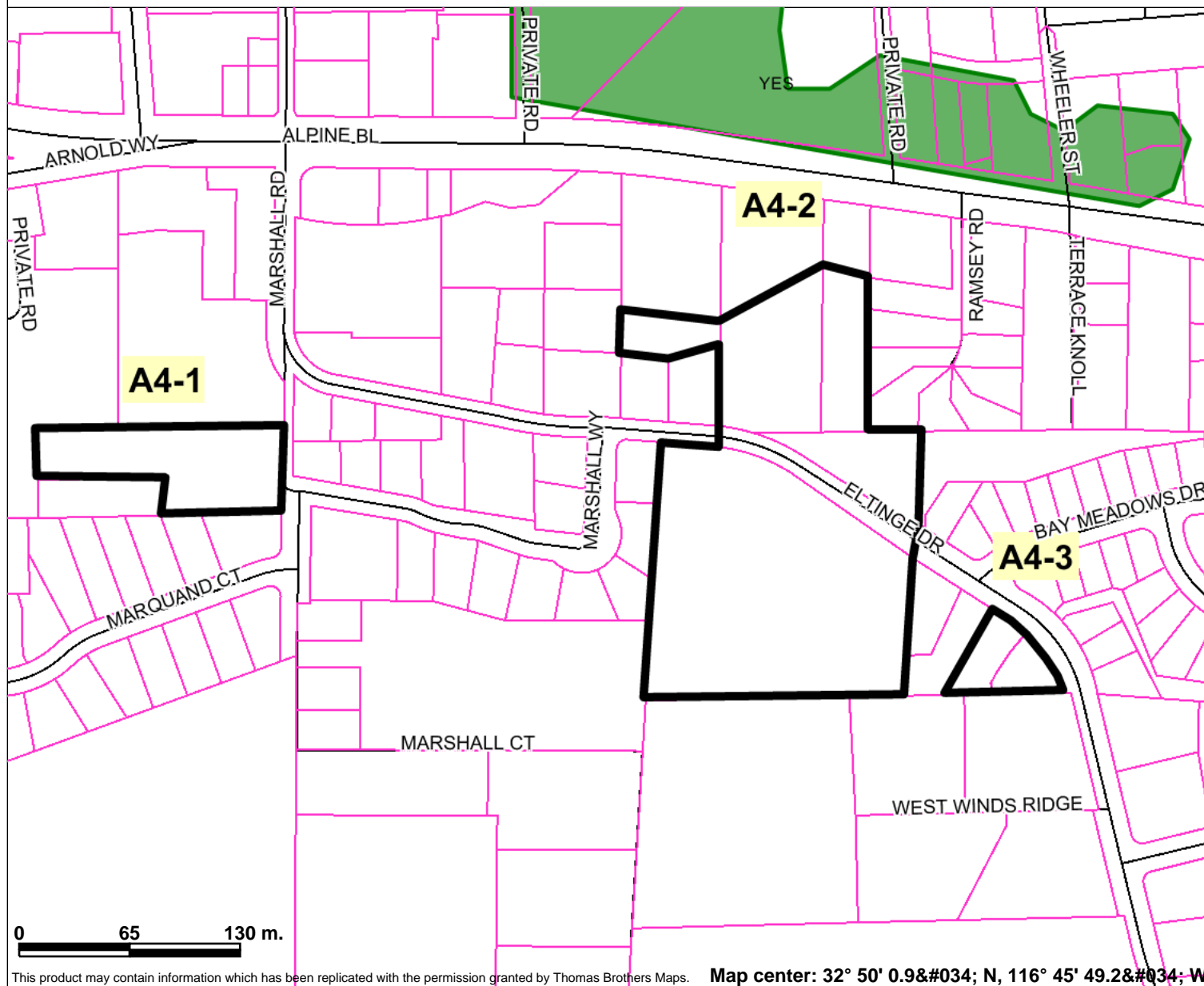
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# Alpine Community Planning Area 4 - Environmental Factors



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Slope > 25%
- FEMA Flood Plains
- Flood Way
- 100 Year Flood Plain
- 500 Year Flood Plain
- Wetlands (RPO def.)
- County Boundary2



Scale: 1:3,557



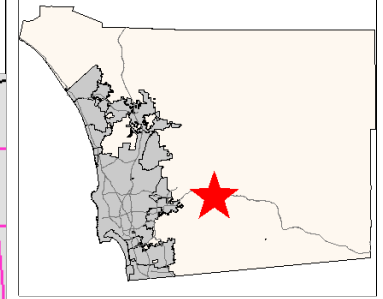
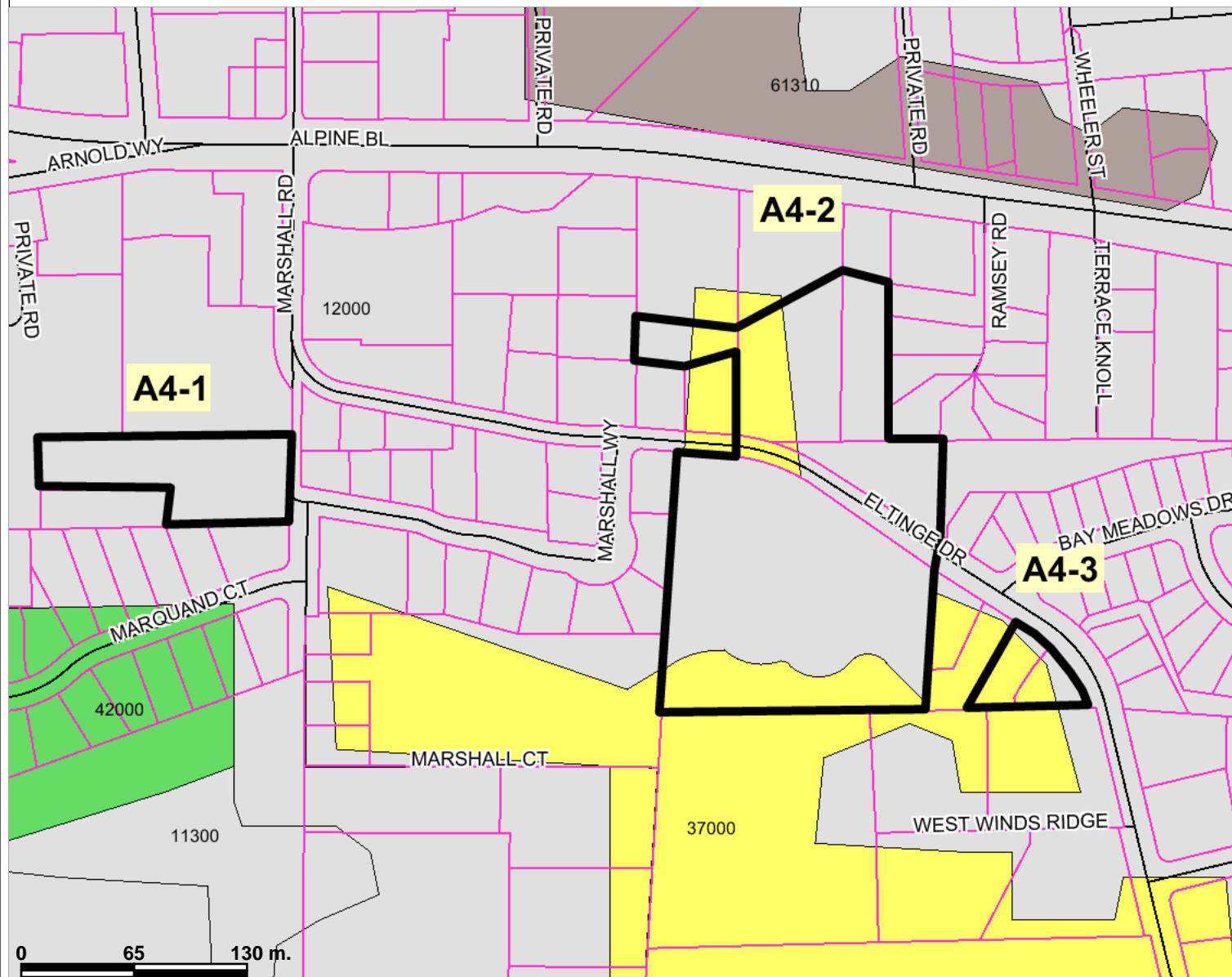
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Map center: 32° 50' 0.9" N, 116° 45' 49.28" W

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# Alpine Community Planning Area 4 - Vegetation



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies**
- Water Bodies
- Aggregated Regional Vegetation**
- Southern Foredunes, Beach, Saltpan, Mudflats
- Sage Scrub (Coastal)
- Chaparral
- Grasslands
- Riparian Scrub
- Riparian Woodland
- Riparian Forest
- Pinyon Juniper Woodlands
- Other Woodlands
- Oak Forest
- Meadow and Seep
- Marsh
- Coniferous Forest
- Desert Dunes
- Playas/Badlands/Mudhill Forbs
- Desert Scrub
- Desert Chaparral
- Dry Wash Woodland
- Water
- Urban, Unvegetated, Disturbed Habitat, Agriculture, Eucalyptus Woodland
- Other
- County Boundary2



Scale: 1:3,557

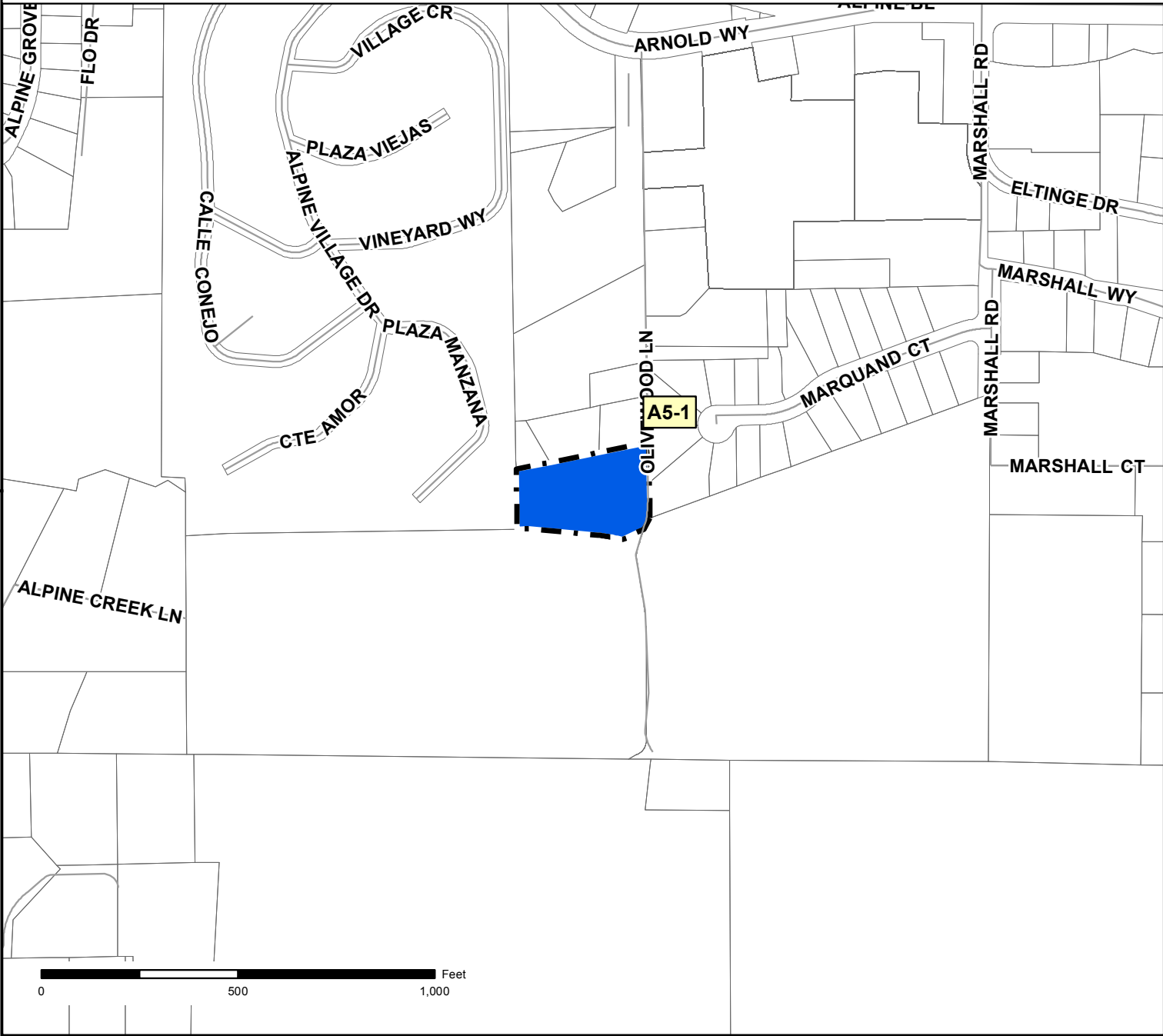
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Map center: 32° 50' 0.9&#034; N, 116° 45' 49.2&#034; W

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# Alpine Community Planning Area A5

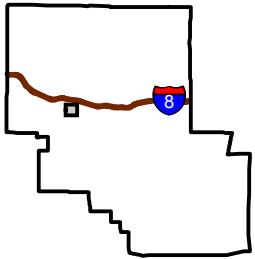


## Housing Element Sites Inventory

### Legend

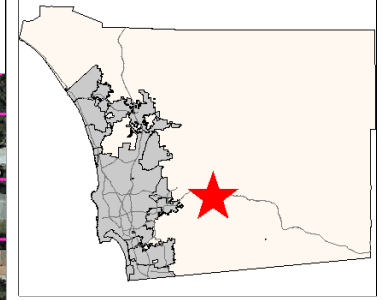
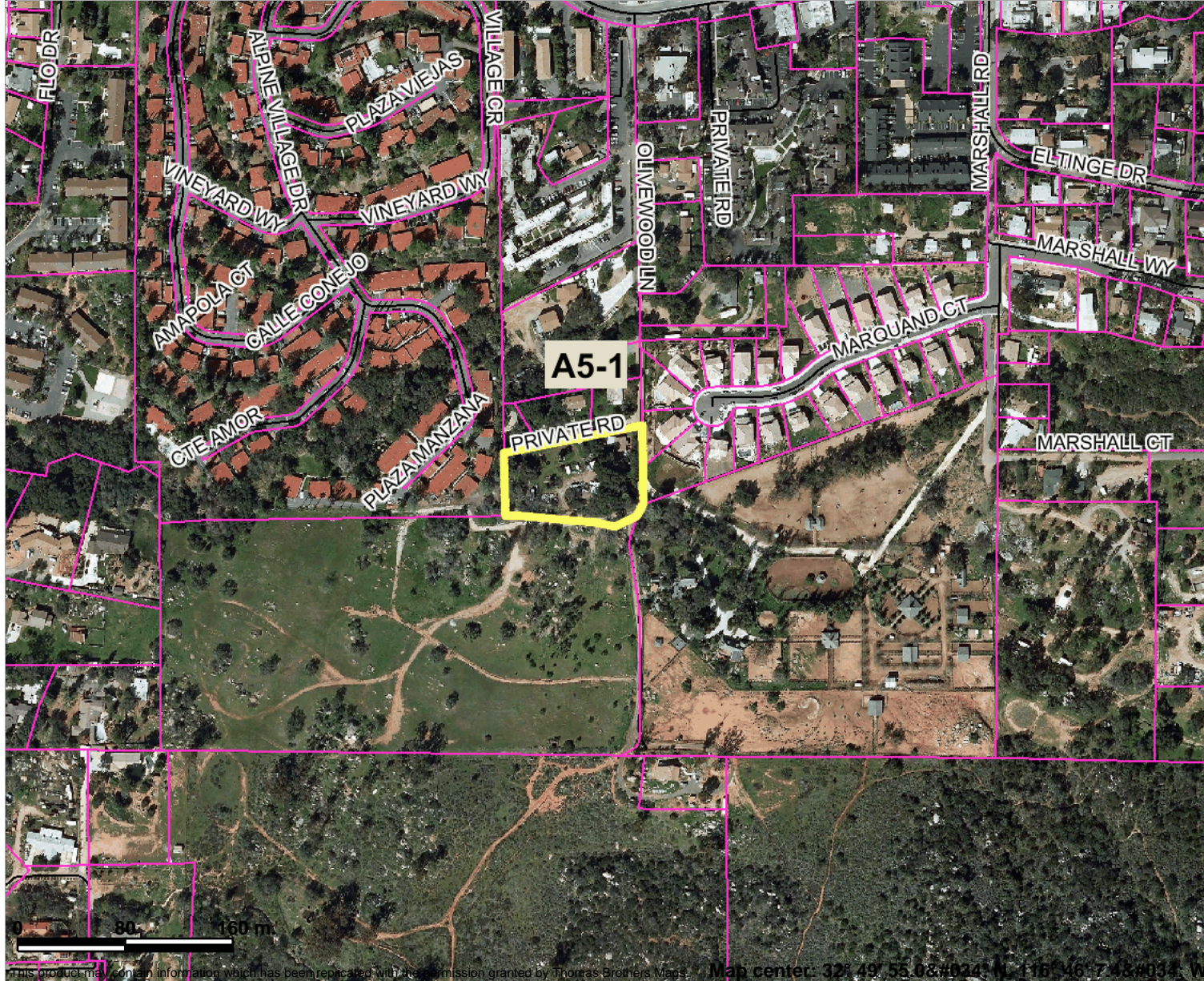
- 30 du/acre
- 24 du/acre
- 20 du/acre
- 15 du/acre
- 10.9 du/acre
- Mixed Use
- Specific Plan Area
- Vacant Site
- Underutilized Site
- Incorporated Areas
- A# Table Reference

### Location Map





# Alpine Community Planning Area 5 - Aerial



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- County Boundary2



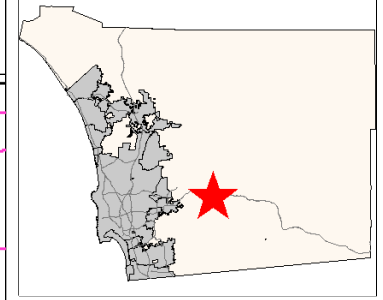
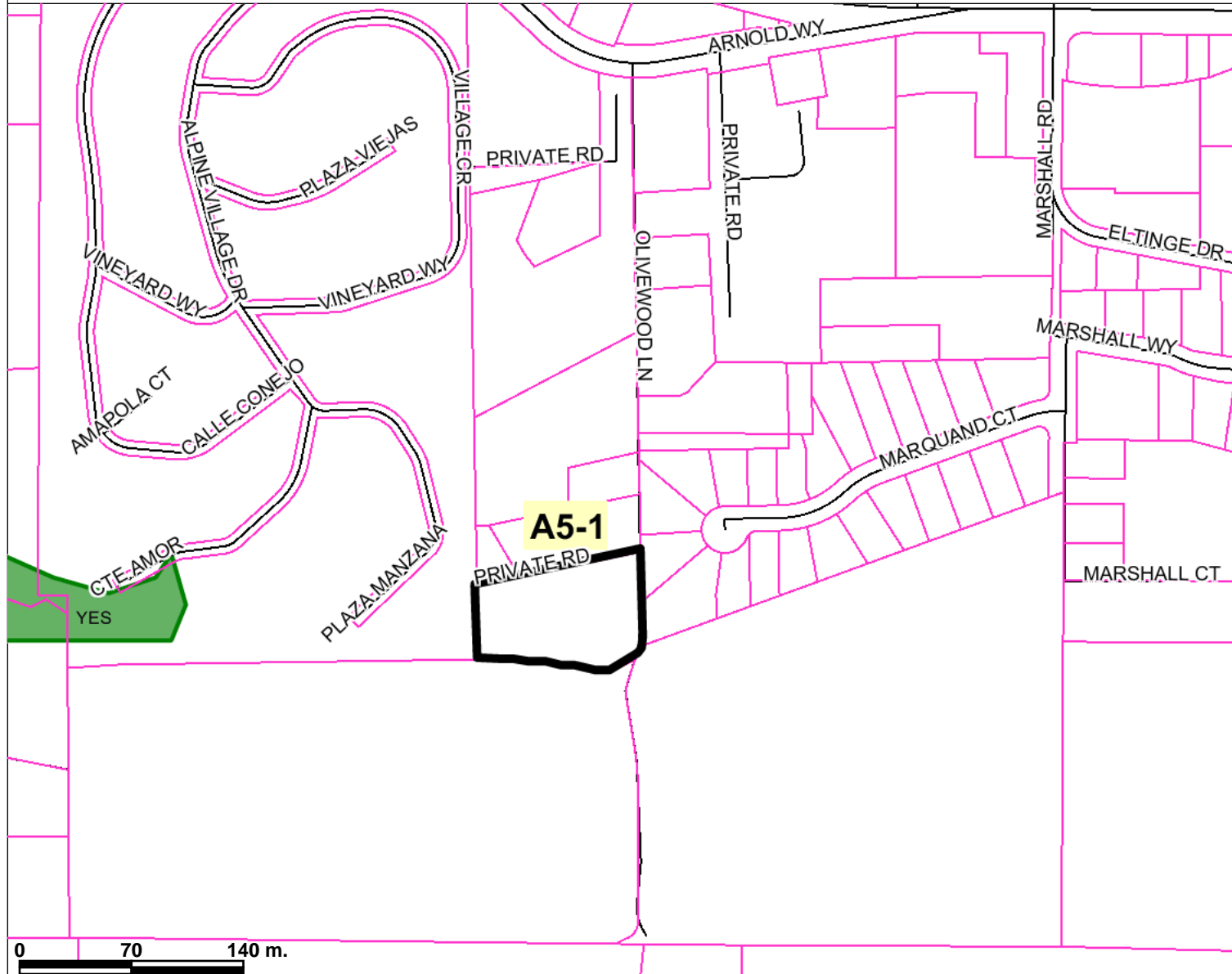
Scale: 1:4,500

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# Alpine Community Planning Area 5 - Environmental Factors



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- FEMA Flood Plains
- Flood Way
- 100 Year Flood Plain
- 500 Year Flood Plain
- Wetlands (RPO def.)
- County Boundary2

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Map center: 32° 49' 57.5&#034; N, 116° 46' 6.9&#034; W

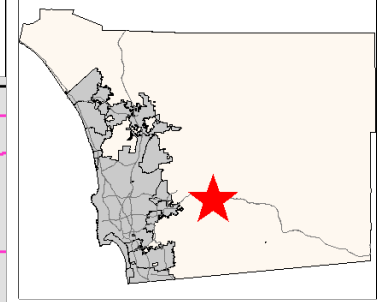
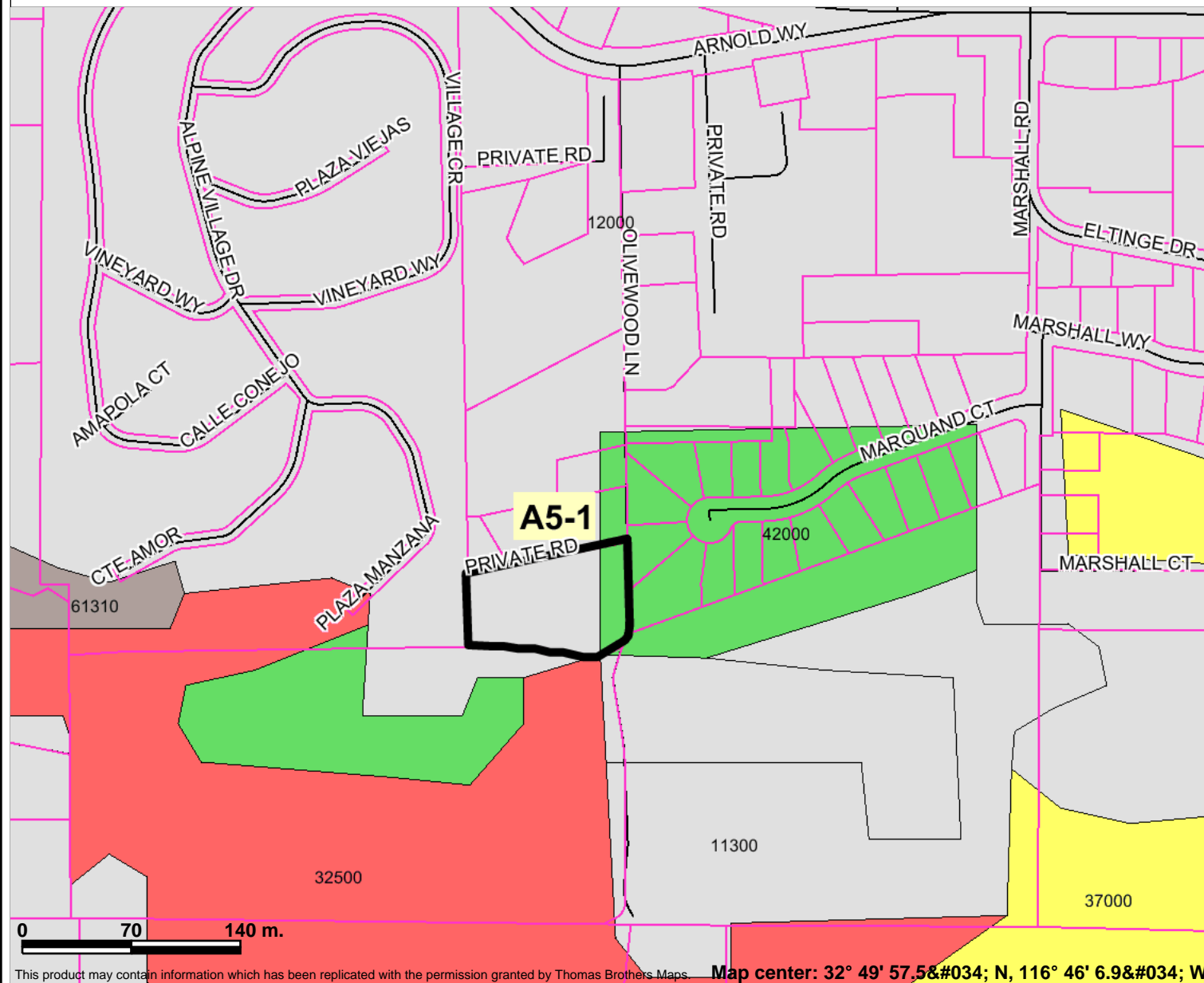
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Scale: 1:3,870



# Alpine Community Planning Area 5 - Vegetation



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Aggregated Regional Vegetation**
- Southern Foredunes, Beach, Saltpan, Mudflats
- Sage Scrub (Coastal)
- Chaparral
- Grasslands
- Riparian Scrub
- Riparian Woodland
- Riparian Forest
- Pinyon Juniper Woodlands
- Other Woodlands
- Oak Forest
- Meadow and Seep
- Marsh
- Coniferous Forest
- Desert Dunes
- Playas/Badlands/Mudhill Forbs
- Desert Scrub
- Desert Chaparral
- Dry Wash Woodland
- Water
- Urban, Unvegetated, Disturbed Habitat, Agriculture, Eucalyptus Woodland
- Other
- County Boundary2



Scale: 1:3,870

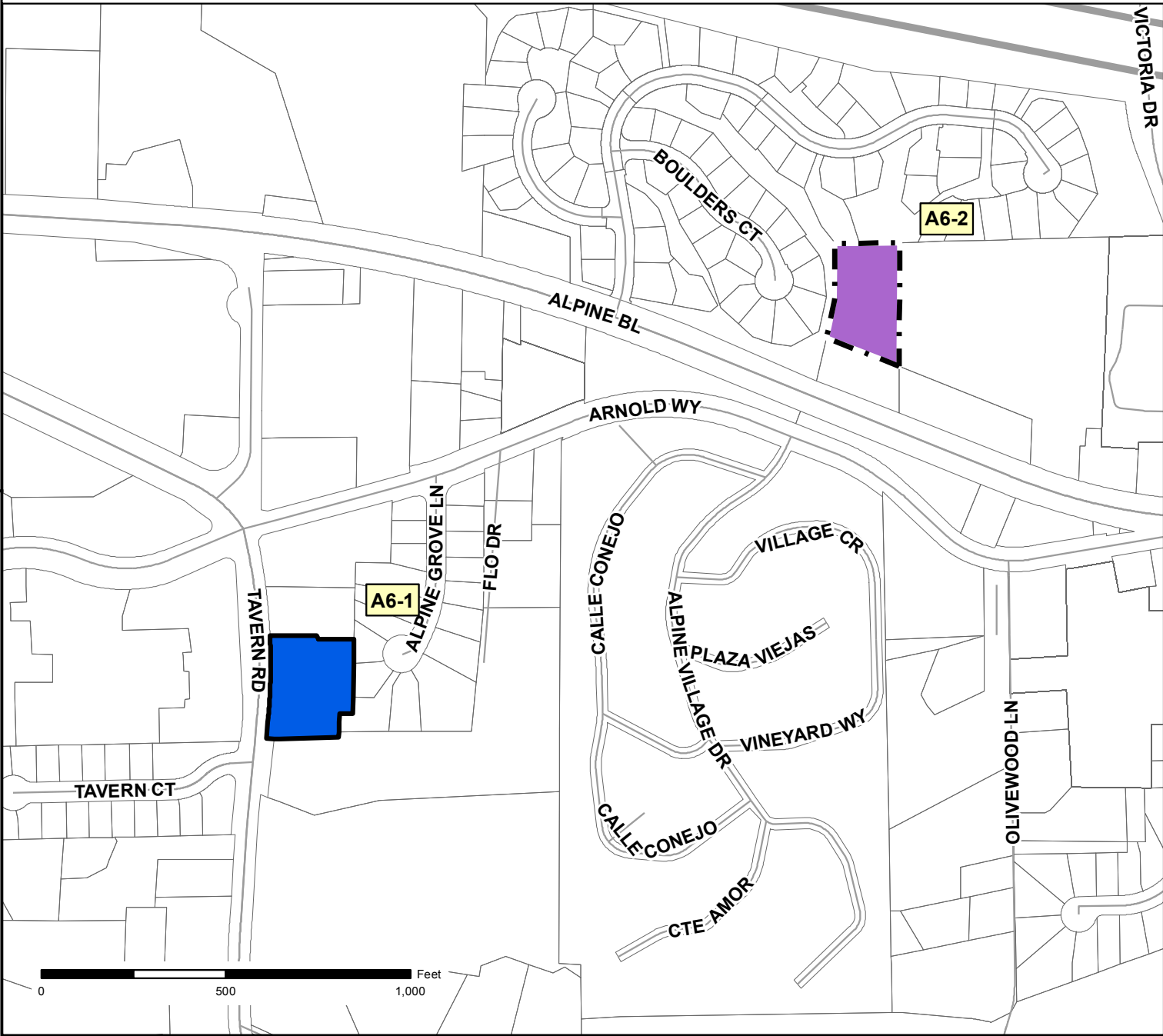
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Map center: 32° 49' 57.58" N, 116° 46' 6.98" W

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# Alpine Community Planning Area A6

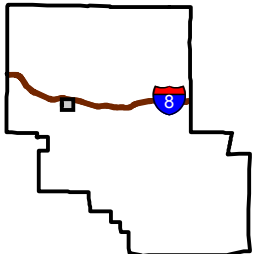


## Housing Element Sites Inventory

### Legend

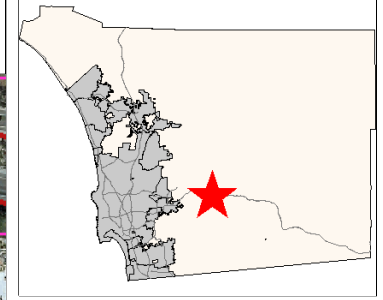
- 30 du/acre
- 24 du/acre
- 20 du/acre
- 15 du/acre
- 10.9 du/acre
- Mixed Use
- Specific Plan Area
- Vacant Site
- Underutilized Site
- Incorporated Areas
- A# Table Reference

### Location Map





# Alpine Community Planning Area 6 - Aerial



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- County Boundary2



Scale: 1:4,859

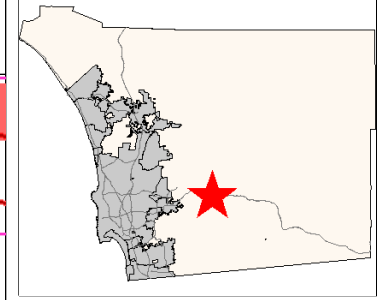
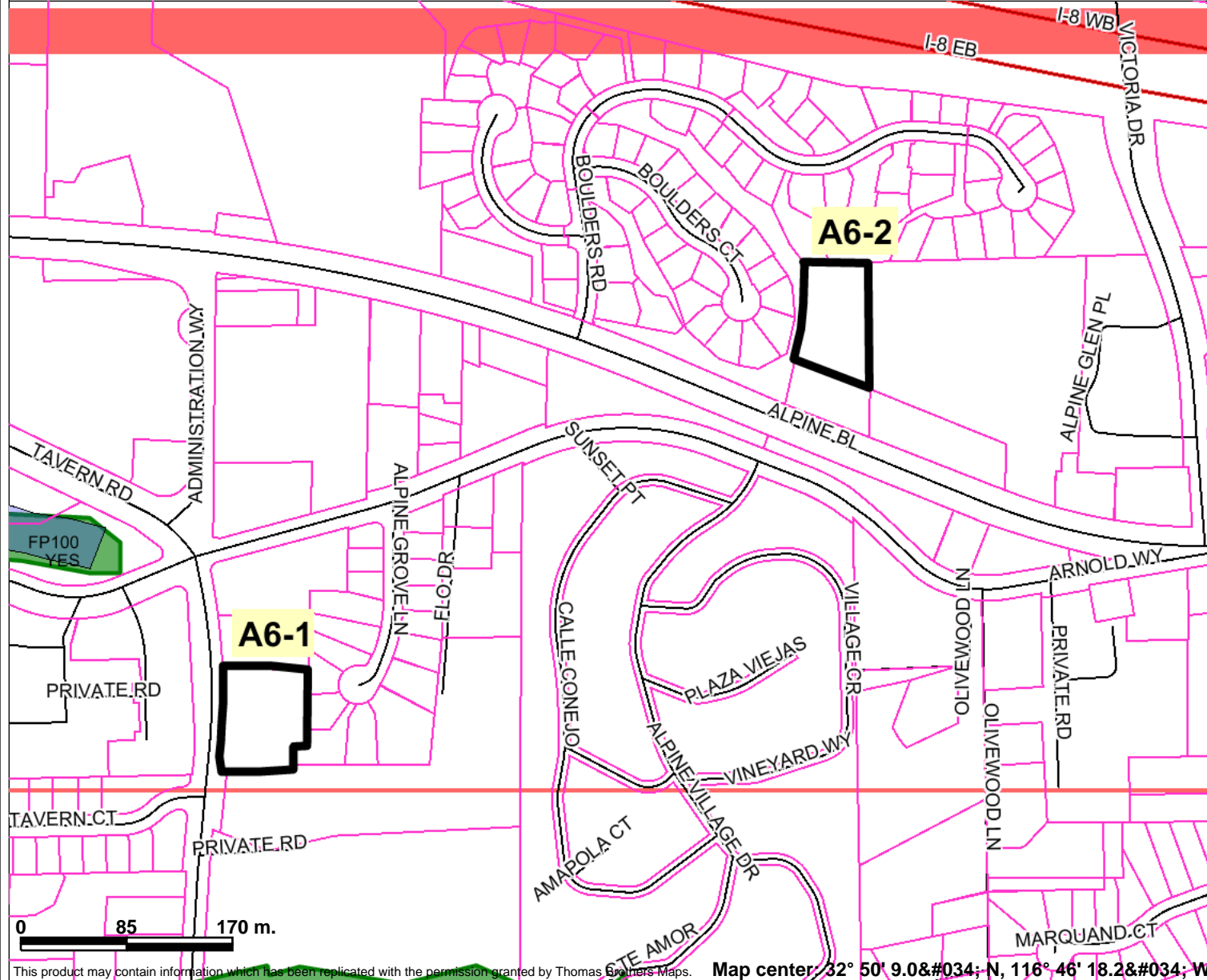
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# Alpine Community Planning Area 6 - Environmental Factors



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Slope > 25%
- County Flood Plains
- Channelized Floodway
- Flood Way
- 100 Year Flood Plain
- FEMA Flood Plains
- Flood Way
- 100 Year Flood Plain
- 500 Year Flood Plain
- Wetlands (RPO def.)
- County Boundary2



Scale: 1:4,859

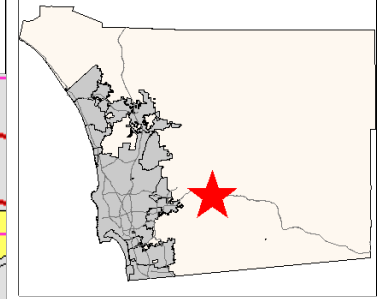
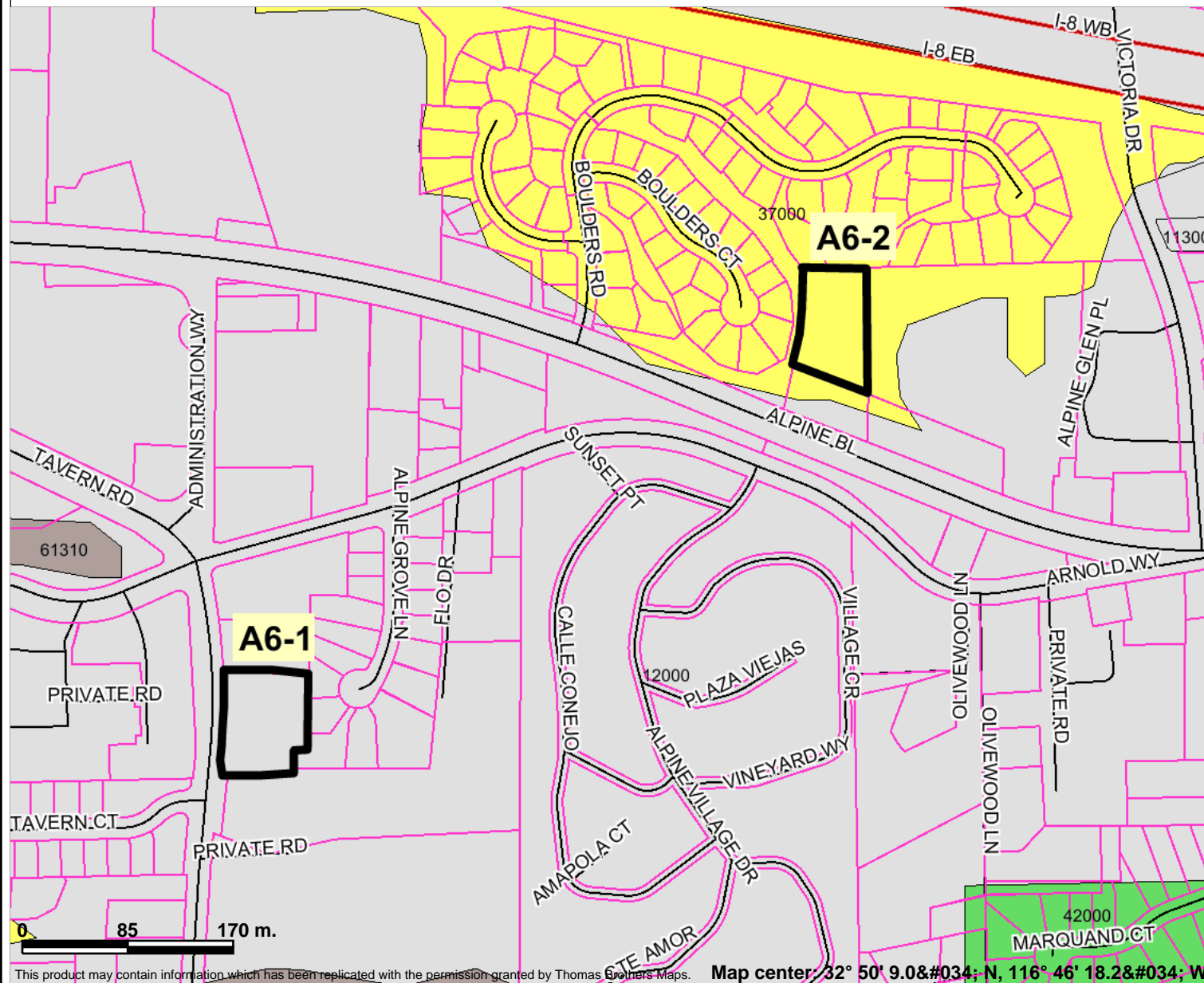
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# Alpine Community Planning Area 6 - Vegetation



## Legend

- Parcels with out labels
- Highways
- Freeways
- Streets
- Water Bodies
- Water Bodies
- Aggregated Regional Vegetation**
- Southern Foredunes, Beach, Saltpan, Mudflats
- Sage Scrub (Coastal)
- Chaparral
- Grasslands
- Riparian Scrub
- Riparian Woodland
- Riparian Forest
- Pinyon Juniper Woodlands
- Other Woodlands
- Oak Forest
- Meadow and Seep
- Marsh
- Coniferous Forest
- Desert Dunes
- Playas/Badlands/Mudhill Forbs
- Desert Scrub
- Desert Chaparral
- Dry Wash Woodland
- Water
- Urban, Unvegetated, Disturbed Habitat, Agriculture, Eucalyptus Woodland
- Other
- County Boundary2



Scale: 1:4,859

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